

135.0

0001

0009.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

811,500 / 811,500

USE VALUE:

811,500 / 811,500

ASSESSED:

811,500 / 811,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
23		MORTON RD, ARLINGTON

OWNERSHIP

Owner 1:	JAMBRINA ANTONIO CABALLERO
Owner 2:	ARLUNNO VALERIA
Owner 3:	

Street 1: 23 MORTON RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474		Type:

PREVIOUS OWNER

Owner 1:	GHATAK SUROJEET -
Owner 2:	-

Street 1: 23 MORTON RD

Twn/City: ARLINGTON

St/Prov: MA	Cntry:	Own Occ: Y
Postal: 02474		Type:

NARRATIVE DESCRIPTION

This parcel contains 12,004 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1941, having primarily Vinyl Exterior and 1726 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12004		Sq. Ft.	Site		0	80.	0.58	9			Ledge	-10					561,683						561,700	

IN PROCESS APPRAISAL SUMMARY

Legal Description							User Acct
							86702
							GIS Ref
							GIS Ref
							Insp Date
							09/30/17

Parcel ID 135.0-0001-0009.0

!10492!

USER DEFINED

Prior Id # 1:	86702
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/11/20	00:47:32
PRINT	
LAST REV	
Date	Time
08/18/20	13:50:23
apro	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	344,200	400	12,004.	561,700	906,300	906,300	Year End Roll	12/18/2019
2019	101	FV	276,000	400	12,004.	526,600	803,000	803,000	Year End Roll	1/3/2019
2018	101	FV	276,000	400	12,004.	435,300	711,700	711,700	Year End Roll	12/20/2017
2017	101	FV	274,000	0	12,004.	400,200	674,200	674,200	Year End Roll	1/3/2017
2016	101	FV	274,000	0	12,004.	365,100	639,100	639,100	Year End	1/4/2016
2015	101	FV	253,800	0	12,004.	358,100	611,900	611,900	Year End Roll	12/11/2014
2014	101	FV	193,000	0	12,004.	332,800	525,800	525,800	Year End Roll	12/16/2013
2013	101	FV	193,000	0	12,004.	316,700	509,700	509,700		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
GHATAK SUROJEET	73089-345	1	8/12/2019		791,510	No	No		
CAMPBELL ROBERT	63702-93		6/3/2014		665,000	No	No		
HEATTER JUSTIN	38988-103		4/30/2003		425,000	No	No	A	
	19474-288		11/1/1988			1	No	No	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/30/2017	343	Redo Bat	25,000	C				
4/30/2015	419	Siding	11,000					
3/13/2006	165	Re-Roof	4,000					

ACTIVITY INFORMATION

Date	Result	By	Name
9/30/2017	Meas/Inspect	HS	Hanne S
1/29/2009	Meas/Inspect	372	PATRIOT
8/16/2003	MLS	MM	Mary M
12/1/1999	Mailer Sent		
11/3/1999	Measured	256	PATRIOT
7/10/1992		KT	

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

INTERIOR INFORMATION

Avg Ht/FL:	STD		Phys Cond:	AG - Avg-Good	
Prim Int Wall	1 - Drywall		Functional:		
Sec Int Wall:			Economic:		
Partition:	T - Typical		Special:		
Prim Floors:	3 - Hardwood		Override:		
Sec Floors:				Total:	20
Bsmnt Flr:	12 - Concrete				
Subfloor:					
Bsmnt Gar:	1				
Electric:	3 - Typical		Basic \$ / SQ:	105.00	
Insulation:	1 - Typical		Size Adj.:	1.34124422	
Int vs Ext:	S		Const Adj.:	0.93990600	
Heat Fuel:	2 - Gas		Adj \$ / SQ:	132.368	
Heat Type:	1 - Forced H/Air		Other Features:	96606	
# Heat Sys:	1		Grade Factor:	1.00	
% Heated:	100	% AC:	NBHD Inf.	1.00000000	
Solar HW:	NO	Central Vac:	NBHD Mod:		
% Com Wall	% Sprinkled:		LUC Factor:	1.00	
			Adj Total:	338874	
			Depreciation:	89463	
			Depreciated Total:	249411	

MOBILE HOME

Make: [] Model: [] Serial #: [] Year: [] Color: []
ARD ITEMS **PARCEL ID** 135.0-0001-0009.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
19	Patio	D	Y	1.8X10		A	AV	2000	6.00	T	15.2	101			400			400



SPEC FEATURES/YARD ITEMS

SKETCH

SUR ARFA

SUB AREA					SUB AREA DETAIL					
Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	Basement	826	46.160	38,131	BMT	100	RRM	25 A		
FFL	First Floor	826	132.370	109,336						
TQS	3/4 Story	693	132.370	91,731						
OFP	Open Porch	98	31.330	3,071						
Net Sketched Area:		2,443	Total:		242,269					
Size Ad	1519	Gross Are	2674	FinArea	1726					

SUB AREA DETAIL

AssessPro Patriot Properties, Inc